



**The Stables Meadow Cottages 14 High Street, Overstrand  
Cromer NR27 0AB**

**welcome to**

**The Stables Meadow Cottages 14 High Street, Overstrand Cromer**

**\*\* NO ONWARD CHAIN \*\*** Don't miss out on this stunningly presented Two Bedroom Converted Stables set in the coastal village of Overstrand, call us now to book your viewing!



**This property comprises of open plan kitchen/ living room/ dining room, utility room, two large bedrooms, one en-suite bathroom, pretty front courtyard garden with an arbour and shed, two off street parking spaces.**

**This property was converted in 2013 and used currently as a holiday let.**

**Overstrand is an unspoilt East Norfolk coastal village, situated on a cliff-top overlooking fine dog-friendly and sandy beaches. The village grew up around its fishing industry, and a few fishing boats are still based here. The beauty of Overstrand did not go unnoticed however, leading to its nickname as "the village of millionaires".**

**The village has a number of amenities such as a post office/local shop, pub, hotel, family campsite, cafe and local fresh lobsters and crabs for sale.**

### **Kitchen / Lounge / Dining**

40' 2" x 15' 2" ( 12.24m x 4.62m )

Open plan kitchen, dining area and lounge.

### **Lounge / Dining Area**

3 double glazed windows to the front aspect overlooking small courtyard garden, feature wall, oak stairs to first floor and carpeted flooring

### **Kitchen Area**

Fitted kitchen with range of cream wall and floor units with black work surfaces over, gas hob and electric oven with cooker hood above, American fridge freezer, double glazed window to the front aspect and underfloor heating with tiled flooring.

### **Utility Room**

Fitted wall and floor units with worksurfaces over, sink drainer, white goods, gas boiler and underfloor heating with tiled flooring

### **Bedroom One**

14' 1" x 13' 4" ( 4.29m x 4.06m )

Sloped ceiling, double glazed window to the front aspect, radiator and carpeted flooring.

### **En-Suite**

Suite comprising of shower cubicle, wash hand basin and wc, double glazed window to the front aspect, cupboards and towel rail

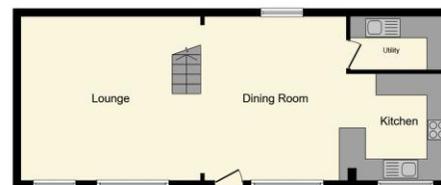
### **Bedroom Two**

15' 2" x 10' 6" ( 4.62m x 3.20m )

Double glazed window to the side aspect, radiator, sloped ceiling and carpeted flooring.

### **Bathroom**

Suite comprising of shower cubicle, wash hand basin and wc, double glazed window to the front aspect, towel rail and vinyl flooring.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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## The Stables Meadow Cottages 14 High Street, Overstrand Cromer

- NO ONWARD CHAIN
- Renovated Throughout
- Two Bedroom Converted Stables
- Off Street Parking
- Council Tax Band Deleted

Tenure: Freehold EPC Rating: C

offers over

**£425,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
CRM108447 - 0003

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